SAN PEDRO HISTORIC WATERFRONT BUSINESS IMPROVEMENT DISTRICT MANAGEMENT DISTRICT PLAN 2013-2017 – SUMMARY

The proposed assessment is a new assessment on your property for the renewal of a Business Improvement District. The proposed levy of assessment was certified by a public engineer and is described in detail with a narrative description of the services to be provided by the District. The full management district plan and engineer's report are available for viewing in their entirety online at http://cityclerk.lacity.org/lacityclerkconnect/ by searching for Council File No "12-1041" in the Criteria box. After selecting 12-1041 from the search results, the "Report from City Clerk" dated 07/16/2012 contains the full Management District Plan and Engineer's Report. An electronic copy of the City Council adopted ordinance is also available in Council File 12-1041.

The Management District Plan and Engineer's Report are also available for inspection in person. To obtain a copy, reference Council File 12-1041 at the City Clerk's Council and Public Services Office, City Hall, Room 395, Los Angeles, California 90012. Or request a copy by calling (213) 978-1099 between the hours of 8am and 5pm Monday to Friday. Requests received for hard copies of the Management District Plan and Engineer's Report may be subject to the Public Records Act.

ASSESSMENTS

The below information is quoted and/or summarized from the Management District Plan and is provided to meet mandated public hearing noticing requirement, pursuant to Section 53753 of the Government Code:

- "The total amount of the proposed assessment chargeable to the entire district": The following budget is listed on Pages 11-12 of the Management District Plan:

"2013 Operating Budget

The following table outlines the CCBID maximum assessment operating budget for January 1, 2013 through December 31, 2013. Funds collected from each benefit zone will only be spent on services provided within that benefit zone. The table below illustrates the breakdown of budget category spending by zone. The total for each zone on the bottom line is the amount collected in that zone. The total column on the right side of the table is the district's total budget for that category. The bottom right box is the district's total budget. Funds collected in each zone shall only be spent on improvements and services which specially benefit individual assessed parcels within the respective zones.

Category	Zone 1A - Commercial	Zone 1A - Residential	Zone 1B	Zone 2	Category Total
Pedestrian	$294,154.30	$79,484.28	$66,661.83	$8,974.97	$449,275.38
Sanitation	$109,903.80	$29,697.43	$24,906.62	$3,353.28	$167,861.13
Marketing	$96,973.94	$26,203.61	$21,976.43	$2,958.78	$148,112.76
Administration	$132,531.06	$35,811.60	$30,034.45	$4,043.67	$202,420.78
Contingency	$12,929.86	$3,493.81	$2,930.19	$394.50	$19,748.37
Zone Totals	**$646,492.96**	**$174,690.73**	**$146,509.52**	**$19,725.20**	**$987,418.42**

Adjustments

The market rates for district services may vary. Therefore, expenditures may require adjustment. Accordingly, the owner's association shall have the ability to re-allocate categorical expenditures by no more than ten percent (10%) of the total budget each year; provided, however, that in no case shall funds be spent for activities or improvements provided outside of the zone from which they were collected.

Five Year Budget

The total maximum budget and service plan breakdown for the district's five year term, assuming the maximum three-percent (3%) increase is approved in each year of operation, is below. The actual budget in years 2014-2017 may vary depending upon the actual increase, if any, approved by the owner's association. Any interest accrued and delinquent collections shall also be expended in accordance with the proportional allocations of the budget.

Category	%	Year One 2013	Year Two 2014	Year Three 2015	Year Four 2016	Year Five 2017	Five-Year Total
Pedestrian	45.5	$449,275.38	$462,753.64	$476,636.25	$490,935.34	$505,663.40	$2,385,264.01
Sanitation	17.0	$167,861.13	$172,896.97	$178,083.87	$183,426.39	$188,929.18	$891,197.54
Marketing	15.0	$148,112.76	$152,556.15	$157,132.83	$161,846.82	$166,702.22	$786,350.77
Administration	20.5	$202,420.78	$208,493.40	$214,748.20	$221,190.65	$227,826.37	$1,074,679.39
Contingency	2.0	$19,748.37	$20,340.82	$20,951.04	$21,579.58	$22,226.96	$104,846.77
Totals	**100**	**$987,418.42**	**$1,017,040.97**	**$1,047,552.20**	**$1,078,978.77**	**$1,111,348.13**	**$5,242,338.49**

Any funds carried over from year-to-year shall be spent within the zone and category from which they originated. Any funds carried over from the district's original term shall only be spent on improvements and activities provided to individual assessed parcels within the original district; they shall not be spent on any improvements and activities provided to individual assessed parcels in the new Zones 2 and 3."

- "The duration of the payments": From Page 2 of the Management District Plan:

  "The renewed SPHWBID will have a five-year life beginning January 1, 2013. After five years, the petition process, ballot process, and City Council hearing process must be repeated for the SPHWBID to be re-established."

- "The reason for the assessment":

  From Page 13 of the Management District Plan:

  "..The programs and services provide special benefits, and all benefits derived from assessments outlined in this Management District Plan are only for programs and services directly benefiting the individually-assessed parcels in the District. The services are designed to increase foot traffic, improve the commercial area, increase marketing of commercial entities in the District, improve the aesthetic appearance of the District, and to provide these services only to individually-assessed parcels within the District boundaries…."

Please refer to Section 3, Pages 7-11 of the Management District Plan for a full narrative description of the proposed services, which are summarized below:

1. Pedestrian and Tourist Ambassador Service

The ambassador service will assist customers, pedestrians, tourists, tenants and residents by answering questions, providing directions and referrals, and distributing maps and information about the district area. These services will continue to be provided in the area that was the original district, and will be expanded into the new areas of the district. The ambassadors' service will promote commercial and recreational opportunities that are provided on publicly and privately owned

individually assessed parcels throughout the District boundaries. The ambassadors' presence is intended to create and enhance pedestrian perceptions of comfort and safety in an effort to specially benefit individually assessed parcels by improving commerce on those parcels. These services, which were not being provided prior to creation of the district, will continue to serve as a catalyst for increased vehicle and pedestrian traffic patterns and linkages within the District.

a. Zone 1A

Individually-assessed parcels in Zone 1A have a high amount of pedestrian traffic and will receive special benefit from all of the District's pedestrian and tourist-related services described above, including multiple shuttle stops. Kiosks will benefit Zone 1A individually-assessed parcels by advertising the amenities and services available in Zone 1A.

b. Zone 1B

Individually-assessed parcels in Zone 1B have a moderate need for pedestrian services because they have a moderate amount of pedestrian traffic.

c. Zone 2

Individually assessed parcels in Zone 2 will receive special benefit from all of the services described in Section A above, including two shuttle stops. Zone 2 will receive the majority of these services only on specific days, as it has a high amount of traffic on days when cruise ships are in port and nearly no traffic on days when cruise ships are not in port. Tourism ambassadors will be provided in Zone 2 only on days when cruise ships are in port, approximately 6 hours per day, 120 days per year. Ambassadors will specially benefit Zone 2 individually assessed parcels by providing assistance and direction to Zone 2 pedestrians.

2. Sanitation, Cleaning, and Beautification

Sanitation, cleaning, and beautification programs will maintain the uniform standard of operation, cleanliness and beauty throughout the District. Activities may include: sidewalk sweeping, monthly sidewalk pressure washing; street sweeping; porter service; cleaning of vacant lots; painting of fixtures including fire hydrants; graffiti removal; street litter and illegal dumping pick-up; cleaning bus shelters and bus stops; street and alley cleaning patrols to remove litter, graffiti, stickers, and weeds; irrigation, operation, and trimming and cleaning of landscaping including trees and tree wells, art, lighting and other streetscape improvements; street tree "twinkle" lighting, holiday decorations, street lights and banners, and utility services. These services will be provided on rights-of-way, parkways, and medians surrounding the Maritime Museum; and the Ports O'Call Village; and rights-of-way, parkways, medians, easements, and parking lots within the District. Additional cleaning along the rights of way for North Harbor Drive, a gateway into the District, is needed and will be provided. Neither the City of Los Angeles nor the Port of Los Angeles is currently conducting any of the described services. District activities will also continue to enable conducting events within the District, which will characterize a real downtown / waterfront connection, by supporting the burden created by such events.

a. Zone 1A

Individually-assessed parcels in Zone 1A will receive all of the services described above.

b. Zone 1B

Individually-assessed parcels in Zone 1B have a moderate need for the services described above because they have a moderate amount of pedestrian traffic. Services will be provided as needed rather than on a daily basis.

c. Zone 2

Individually-assessed parcels in Zone 2 will receive special benefit from all of the services described above. Services will be provided as needed rather than on a daily basis.

3. Marketing, Promotions, and Waterfront Special Events

Marketing, promotions, events, signing and public relations initiatives will build upon the established District identity. Activities will continue to focus on waterfront attractions, tourism, and weekend and holiday special events. Events and activities will be planned and conducted along the waterfront, adjacent parking lots, adjacent streets, and throughout the District area. Other initiatives may include: website updates and operation, newsletter publication, graphics program development, branding and marketing program development, printing and advertising, public relations activities, special events and activities, advertisements, and placement of promotional materials in various media. Events may include waterfront concerts, food festivals, maritime displays, military resource displays, and sports activities. None of the described marketing and promotions activities were being provided prior to District establishment. The District programs will not duplicate any marketing or promotions currently provided by others.

a. Zone 1A

Individually-assessed parcels in Zone 1A will receive all of the services described above. Marketing may include television ads, social media, direct mail, print ads, special events and festivals.

b. Zone 1B

Individually-assessed parcels in Zone 1B will receive all of the services described above.

b. Zone 2

Individually-assessed parcels in Zone 2 will receive all of the services described above.

4. Policy Development, District Management, and Administration

District activities will be managed by a professional manager who may be assisted by centralized administrative support. Management and other positions that may be hired in connection with the District include an executive director, administrative assistant, and clerical assistant. These positions may be employees or contractors at the discretion of the owners' association board of directors.

Each zone will pay its fair share of the administrative cost. The share of each zone shall be directly proportional to the amount of the District's services provided in that zone. Individually-assessed parcels in each zone will specially benefit from these services, which will increase commerce on those parcels.

5. Contingency and Renewal

A prudent portion of the District's budget will be retained in a contingency fund to cover the costs of uncollected assessments, unanticipated or increased program costs, and variations in the market price of District services. Contingency funds will only be spent for special benefit to the individually-assessed parcels in the District, on expenses within the confines of this Plan. If at the time of District expiration there are contingency funds remaining and owners wish to renew the District, those funds could be used for the costs of District renewal.

- "The basis upon which the amount of the proposed assessment was calculated":

From Page 14 of the Management District Plan, the following is the proposed assessment methodology:

"Assessment Methodology

Individually-assessed parcels shall be assessed a parcel square footage rate and a building square footage rate according to the proportionate special benefit derived from the services provided to that individually-assessed parcel's benefit zone. The assessment rates are shown below. A detailed description of the services provided by the District within each benefit zone is included in Section V, Services, of this

Management District Plan. The assessment rate differentials between Zone 1A, 1B, and 2 parcels are addressed in the Engineer's Report."

San Pedro Historic Waterfront BID Initial Annual Assessment Rates		
Parcel Use Benefit Zone	Parcel Rate ($/sqft/yr)	Building Rate ($/sqft/yr)
Commercially-Zoned Parcels		
Zone 1A	$0.10610	$0.15390
Zone 1B	$0.05303	$0.07700
Zone 2	$0.00000	$0.05500
Residentially-Zoned (RD 4 or higher) Parcels		
Zone 1A	$0.10610	$0.07700
Parcels with Right-of-Way, Residential (RD1.5 to RD3), or Agricultural Uses in any Zone	Not Assessed	

- "The amount chargeable to the record owner's parcel": The amount applied to the record owner is specified in ownership detail on the attached Assessment Ballot which is attached with the public hearing notices as if fully incorporated within. The amount applied to the record owner is also specified in the complete 2013 property owner assessment roll following this section. (SEE ATTACHED **BLUE** COLORED ASSESSEMNT BALLOT, WHICH IS INCLUEDED WITH THE PUBLIC HEARING NOTICE AS IF FULLY INCORPORATED WITHIN)

Complete 2013 Property Owner Assessment Roll – Appendix 2 of the Management District Plan

MAP #	APN	Site Address	Zone	2013 Amount
1	7440024911	No site address	2	$13,138.95
2	7440026903	No site address	2	$6,586.25
3	7440030802	No site address	1B	$69.31
4	7440030821	No site address	1B	$0.00
5	7440030822	No site address	1B	$169.17
6	7440030906	550 S Sampson Way	1B	$40,490.80
7	7440030908	No site address	1B	$3,557.36
8	7440030910	550 S Sampson Way	1B	$2,679.61
9	7440030911	No site address	1B	$609.85
10	7440030917	No site address	1B	$666.32
11	7440030918	No site address	1B	$0.00
12	7440030919	504 S Harbor Blvd	1B	$609.85
13	7440030920	No site address	1B	$666.32
14	7440030921	No site address	1B	$2,125.18
15	7440031806	No site address	1B	$0.00
16	7440031904	No site address	1B	$87,358.29
17	7440031910	No site address	1B	$0.00
18	7440031911	No site address	1B	$7,507.46
19	7451018022	325 S Pacific Ave	1A	$2,227.68
20	7451018900	303 S Pacific Ave	1A	$2,066.02
21	7451027017	411 S Pacific Ave	1A	$2,664.50
22	7451027021	425 S Pacific Ave	1A	$3,204.35
23	7451028023	535 S Pacific Ave	1A	$3,381.04
24	7451028026	505 S Pacific Ave	1A	$3,173.31
25	7451037011	629 S Pacific Ave	1A	$1,300.95
26	7451037012	520 W 7th St	1A	$711.54
27	7451037028	605 S Pacific Ave	1A	$2,667.68
28	7451037030	623 S Pacific Ave	1A	$1,508.41
29	7451037901	643 S Pacific Ave	1A	$1,484.22
30	7454003021	741 S Pacific Ave	1A	$2,950.88
31	7454003022	731 S Pacific Ave	1A	$716.31
32	7454003023	721 S Pacific Ave	1A	$1,170.00
33	7454003024	717 S Pacific Ave	1A	$1,170.00
34	7454003025	705 S Pacific Ave	1A	$2,264.85
35	7454004025	837 S Pacific Ave	1A	$1,789.61
36	7454004026	821 S Pacific Ave	1A	$2,203.29
37	7454004027	801 S Pacific Ave	1A	$2,236.23
38	7454011023	905 S Pacific Ave	1A	$1,093.41
39	7454011024	915 S Pacific Ave	1A	$1,252.20
40	7454011030	No site address	1A	$923.07
41	7454011031	931 S Pacific Ave	1A	$846.04
42	7454011032	937 S Pacific Ave	1A	$1,861.55
43	7455002002	318 S Pacific Ave	1A	$492.07
44	7455002014	404 W 4th St	1A	$1,314.86
45	7455002015	327 S Mesa St	1A	$818.28
46	7455002018	302 S Pacific Ave	1A	$2,111.93
47	7455002020	426 W 4th St	1A	$4,194.71
48	7455002022	401 W 3rd St	1A	$8,455.42
49	7455002026	334 S Pacific Ave	1A	$962.53
50	7455002027	441 W 3rd St	1A	$8,958.88
51	7455002028	468 W 4th St	1A	$5,370.95
52	7455003001	402 S Pacific Ave	1A	$2,202.27
53	7455003003	433 W 4th St	1A	$1,408.94
54	7455003006	433 S Mesa St	1A	$1,338.06
55	7455003007	408 W 5th St	1A	$884.05
56	7455003008	422 W 5th St	1A	$829.60
57	7455003009	428 W 5th St	1A	$766.39
58	7455003012	476 W 5th St	1A	$2,339.16
59	7455003015	430 S Pacific Ave	1A	$3,057.84
60	7455003016	401 S Mesa St	1A	$6,889.64
61	7455003017	448 W 5th St	1A	$2,759.13
62	7455003018	460 W 5th St	1A	$9,515.93
63	7455004001	400 W 6th St	1A	$3,111.70
64	7455004005	428 W 6th St	1A	$2,128.49
65	7455004006	434 W 6th St	1A	$1,622.77
66	7455004007	446 W 6th St	1A	$1,276.50
67	7455004010	544 S Pacific Ave	1A	$3,165.41
68	7455004016	418 W 6th St	1A	$1,809.68
69	7455004018	454 W 6th St	1A	$894.90

70	7455004019	500 S Pacific Ave	1A	$5,250.90
71	7455004800	425 W 5th St	1A	$11,209.89
72	7455004900	445 W 5th St	1A	$610.08
73	7455004901	437 W 5th St	1A	$610.08
74	7455004902	No site address	1A	$198.73
75	7455004903	478 W 6th St	1A	$4,659.64
76	7455005001	403 W 6th St	1A	$3,407.77
77	7455005002	421 W 6th St	1A	$794.43
78	7455005003	425 W 6th St	1A	$775.19
79	7455005004	429 W 6th St	1A	$660.90
80	7455005005	437 W 6th St	1A	$2,983.04
81	7455005006	455 W 6th St	1A	$2,722.08
82	7455005007	461 W 6th St	1A	$3,274.89
83	7455005008	469 W 6th St	1A	$1,622.77
84	7455005009	477 W 6th St	1A	$2,903.53
85	7455005011	402 W 7th St	1A	$2,158.58
86	7455005012	625 S Mesa St	1A	$658.56
87	7455005020	470 W 7th St	1A	$1,247.15
88	7455005021	478 W 7th St	1A	$1,082.17
89	7455005022	630 S Pacific Ave	1A	$4,257.65
90	7455005025	464 W 7th St	1A	$500.46
91	7455005026	624 S Pacific Ave	1A	$1,467.45
92	7455005027	481 W 6th St	1A	$4,680.70
93	7455005900	444 W 7th St	1A	$509.28
94	7455005901	No site address	1A	$1,018.67
95	7455005902	No site address	1A	$254.64
96	7455005903	424 W 7th St	1A	$508.86
97	7455005904	430 W 7th St	1A	$508.86
98	7455005905	438 W 7th St	1A	$508.86
99	7455006001	700 S Pacific Ave	1A	$4,321.27
100	7455006002	475 W 7th St	1A	$637.77
101	7455006005	465 W 7th St	1A	$1,624.54
102	7455006006	457 W 7th St	1A	$1,008.56
103	7455006007	453 W 7th St	1A	$1,283.96
104	7455006008	445 W 7th St	1A	$1,561.17
105	7455006015	430 W 8th St	1A	$2,594.65
106	7455006016	446 W 8th St	1A	$1,056.42
107	7455006021	732 S Pacific Ave	1A	$2,356.07
108	7455006022	726 S Pacific Ave	1A	$580.75
109	7455006025	471 W 7th St	1A	$1,016.67
110	7455006026	452 W 8th St	1A	$648.31
111	7455006027	460 W 8th St	1A	$648.31
112	7455006030	407 W 7th St #102	1A	$201.75
113	7455006031	407 W 7th St #102	1A	$194.28
114	7455006032	407 W 7th St #103	1A	$201.75
115	7455006033	407 W 7th St #104	1A	$151.93
116	7455006034	407 W 7th St #105	1A	$201.75
117	7455006035	407 W 7th St #106	1A	$151.93
118	7455006036	407 W 7th St #107	1A	$201.75
119	7455006037	407 W 7th St #108	1A	$151.93
120	7455006038	407 W 7th St #109	1A	$201.75
121	7455006039	407 W 7th St #110	1A	$172.72
122	7455006040	407 W 7th St #117	1A	$158.09
123	7455006041	407 W 7th St #119	1A	$158.86
124	7455006042	407 W 7th St #121	1A	$156.55
125	7455006043	407 W 7th St #123	1A	$201.75
126	7455006044	407 W 7th St #124	1A	$177.34
127	7455006045	407 W 7th St #125	1A	$201.75
128	7455006046	407 W 7th St #126	1A	$151.93
129	7455006047	407 W 7th St #127	1A	$201.75
130	7455006048	407 W 7th St #128	1A	$151.93
131	7455006049	407 W 7th St #129	1A	$201.75
132	7455006050	407 W 7th St #130	1A	$192.74
133	7455006051	407 W 7th St #131	1A	$201.75
134	7455006052	407 W 7th St	1A	$597.42
135	7455006053	407 W 7th St #202	1A	$196.59
136	7455006054	407 W 7th St #204	1A	$151.93
137	7455006055	407 W 7th St #206	1A	$151.93
138	7455006056	407 W 7th St #208	1A	$151.93
139	7455006057	407 W 7th St #210	1A	$172.72
140	7455006058	407 W 7th St #211	1A	$165.02
141	7455006059	407 W 7th St #213	1A	$171.18
142	7455006060	407 W 7th St #215	1A	$188.89
143	7455006061	407 W 7th St #217	1A	$184.27
144	7455006062	407 W 7th St #219	1A	$158.86
145	7455006063	407 W 7th St #220	1A	$210.45
146	7455006064	407 W 7th St #221	1A	$156.55
147	7455006065	407 W 7th St #222	1A	$178.88
148	7455006066	407 W 7th St #224	1A	$155.78
149	7455006067	407 W 7th St #226	1A	$151.93
150	7455006068	407 W 7th St #228	1A	$151.93
151	7455006069	407 W 7th St #230	1A	$192.74
152	7455006070	407 W 7th St #301	1A	$201.75
153	7455006071	407 W 7th St #302	1A	$278.67
154	7455006072	407 W 7th St #303	1A	$201.75
155	7455006073	407 W 7th St #304	1A	$201.75
156	7455006074	407 W 7th St #305	1A	$201.75
157	7455006075	407 W 7th St #306	1A	$201.75
158	7455006076	407 W 7th St #307	1A	$201.75
159	7455006077	407 W 7th St #308	1A	$201.75
160	7455006078	407 W 7th St #309	1A	$201.75
161	7455006079	407 W 7th St #310	1A	$234.47
162	7455006080	407 W 7th St #311	1A	$188.89
163	7455006081	407 W 7th St #313	1A	$196.13
164	7455006082	407 W 7th St #315	1A	$227.62
165	7455006083	407 W 7th St #317	1A	$188.89
166	7455006084	407 W 7th St #319	1A	$194.67
167	7455006085	407 W 7th St #320	1A	$194.67
168	7455006086	407 W 7th St #321	1A	$194.67
169	7455006087	407 W 7th St #322	1A	$243.71
170	7455006088	407 W 7th St #323	1A	$201.75
171	7455006089	407 W 7th St #324	1A	$208.14
172	7455006090	407 W 7th St #325	1A	$201.75
173	7455006091	407 W 7th St #326	1A	$201.75
174	7455006092	407 W 7th St #327	1A	$201.75
175	7455006093	407 W 7th St #328	1A	$201.75
176	7455006094	407 W 7th St #329	1A	$201.75
177	7455006095	407 W 7th St #330	1A	$271.97
178	7455006096	407 W 7th St #331	1A	$201.75
179	7455006900	478 W 8th St	1A	$1,591.71
180	7455007001	800 S Pacific Ave	1A	$3,916.40
181	7455007002	812 S Pacific Ave	1A	$845.25
182	7455007003	814 S Pacific Ave	1A	$420.34
183	7455007006	435 W 8th St	1A	$5,815.03
184	7455007011	816 S Pacific Ave	1A	$2,600.59
185	7455007013	448 W 9th St	1A	$1,150.48
186	7455007016	424 W 9th St	1A	$859.62
187	7455007017	420 W 9th St	1A	$859.62
188	7455007019	842 S Pacific Ave	1A	$2,545.29
189	7455007020	447 W 8th St	1A	$436.92
190	7455007021	805 S Mesa St	1A	$5,935.72
191	7455007900	473 W 8th St	1A	$1,718.82
192	7455007902	456 W 9th St	1A	$1,718.82
193	7455007903	457 W 8th St	1A	$708.96
194	7455008014	No site address	1A	$992.20
195	7455008015	480 W 10th St	1A	$1,753.55
196	7455008024	900 S Pacific Ave	1A	$1,539.51
197	7455010902	393 W 8th St	1A	$4,464.58
198	7455010903	No site address	1A	$5,776.12
199	7455011001	395 W 7th St	1A	$1,078.92
200	7455011002	391 W 7th St	1A	$508.43
201	7455011003	381 W 7th St	1A	$693.11
202	7455011007	327 W 7th St	1A	$818.48
203	7455011009	315 W 7th St	1A	$926.42
204	7455011010	309 W 7th St	1A	$970.98
205	7455011011	709 S Centre St	1A	$1,723.63
206	7455011020	348 W 8th St	1A	$1,023.93
207	7455011021	354 W 8th St	1A	$1,208.61
208	7455011022	356 W 8th St	1A	$870.03
209	7455011055	374 W 8th St	1A	$1,061.00
210	7455011026	344 W 8th St	1A	$900.81
211	7455011027	777 S Centre St	1A	$3,426.83
212	7455011028	331 W 7th St	1A	$7,048.21
213	7455011029	323 W 7th St	1A	$876.54
214	7455011032	390 W 8th St #102	1A	$171.38
215	7455011033	390 W 8th St #103	1A	$225.28
216	7455011034	390 W 8th St #104	1A	$193.47
217	7455011035	390 W 8th St #105	1A	$193.47
218	7455011036	390 W 8th St #106	1A	$182.16
219	7455011037	390 W 8th St #107	1A	$143.66

220	7455011038	390 W 8th St #108	1A	$143.66
221	7455011039	390 W 8th St #201	1A	$182.93
222	7455011040	390 W 8th St #202	1A	$171.38
223	7455011041	390 W 8th St #207	1A	$156.75
224	7455011042	390 W 8th St #208	1A	$143.66
225	7455011043	390 W 8th St #301	1A	$182.93
226	7455011044	390 W 8th St #302	1A	$171.38
227	7455011045	390 W 8th St #303	1A	$225.28
228	7455011046	390 W 8th St #304	1A	$193.47
229	7455011047	390 W 8th St #305	1A	$193.47
230	7455011048	390 W 8th St #306	1A	$182.16
231	7455011049	390 W 8th St #307	1A	$143.66
232	7455011050	390 W 8th St #308	1A	$143.66
233	7455011051	390 W 8th St #401	1A	$182.93
234	7455011052	390 W 8th St #402	1A	$171.38
235	7455011053	390 W 8th St #407	1A	$156.75
236	7455011054	390 W 8th St #408	1A	$143.66
237	7455012001	399 W 6th St	1A	$1,961.19
238	7455012002	387 W 6th St	1A	$1,270.17
239	7455012003	381 W 6th St	1A	$1,208.61
240	7455012004	377 W 6th St	1A	$1,023.93
241	7455012005	371 W 6th St	1A	$1,270.17
242	7455012006	363 W 6th St	1A	$1,468.87
243	7455012007	355 W 6th St	1A	$1,300.95
244	7455012008	351 W 6th St	1A	$969.96
245	7455012009	345 W 6th St	1A	$1,147.05
246	7455012010	337 W 6th St	1A	$1,147.05
247	7455012011	333 W 6th St	1A	$2,316.69
248	7455012012	329 W 6th St	1A	$1,300.95
249	7455012013	319 W 6th St	1A	$1,023.93
250	7455012014	315 W 6th St	1A	$1,131.66
251	7455012015	301 W 6th St	1A	$1,300.95
252	7455012016	615 S Centre St	1A	$5,382.59
253	7455012017	316 W 7th St	1A	$475.33
254	7455012018	324 W 7th St	1A	$475.33
255	7455012019	316 W 7th St	1A	$937.03
256	7455012020	336 W 7th St	1A	$693.11
257	7455012021	342 W 7th St	1A	$508.43
258	7455012022	348 W 7th St	1A	$508.43
259	7455012023	356 W 7th St	1A	$1,567.26
260	7455012024	362 W 7th St	1A	$2,496.00
261	7455012025	No site address	1A	$508.43
262	7455012026	382 W 7th St	1A	$693.11
263	7455012027	390 W 7th St	1A	$1,007.07
264	7455012028	392 W 7th St	1A	$508.43
265	7455013001	536 Nelson St	1A	$2,179.56
266	7455013002	354 W 6th St	1A	$1,869.22
267	7455013003	380 W 6th St	1A	$501.19
268	7455013004	378 W 6th St	1A	$501.19
269	7455013005	537 Nelson St	1A	$636.35
270	7455013006	533 Nelson St	1A	$509.23
271	7455013007	No site address	1A	$411.35
272	7455013015	383 W 5th St	1A	$1,126.90
273	7455013901	505 S Centre St	1A	$13,879.15
274	7455013902	500 S Mesa St	1A	$724.66
275	7455013903	514 S Mesa St	1A	$410.39
276	7455013904	392 W 6th St	1A	$1,231.71
277	7455014029	340 S Mesa St	1A	$19,113.80
278	7455014032	349 W 3rd St	1A	$23,341.02
279	7455014033	302 W 5th St	1A	$9,841.72
280	7455014035	350 W 5th St	1A	$7,635.81
281	7455019916	425 S Palos Verdes St	1A	$26,695.44
282	7455019922	250 W 5th St	1A	$16,676.42
283	7455019031	250 W 5th St	1A	$20,060.36
284	7455020043	222 W 6th St	1A	$82,850.39
285	7455020045	255 W 5th St #101	1A	$137.55
286	7455020046	255 W 5th St #102	1A	$137.55
287	7455020047	255 W 5th St #103	1A	$137.55
288	7455020048	255 W 5th St #104	1A	$137.55
289	7455020049	255 W 5th St #105	1A	$137.55
290	7455020050	255 W 5th St #106	1A	$139.09
291	7455020051	255 W 5th St #109	1A	$128.31
292	7455020052	255 W 5th St #110	1A	$89.04
293	7455020053	255 W 5th St #111	1A	$114.45
294	7455020054	255 W 5th St #112	1A	$169.12
295	7455020055	255 W 5th St #113	1A	$114.45
296	7455020056	255 W 5th St #114	1A	$112.14
297	7455020057	255 W 5th St #115	1A	$114.45
298	7455020058	255 W 5th St #116	1A	$152.95
299	7455020059	255 W 5th St #117	1A	$93.66
300	7455020060	255 W 5th St #120	1A	$92.89
301	7455020061	255 W 5th St #121	1A	$115.22
302	7455020062	255 W 5th St #122	1A	$132.93
303	7455020063	255 W 5th St #201	1A	$89.04
304	7455020064	255 W 5th St #202	1A	$89.04
305	7455020065	255 W 5th St #203	1A	$89.04
306	7455020066	255 W 5th St #204	1A	$89.04
307	7455020067	255 W 5th St #205	1A	$91.35
308	7455020068	255 W 5th St #206	1A	$139.09
309	7455020069	255 W 5th St #209	1A	$128.31
310	7455020070	255 W 5th St #210	1A	$89.04
311	7455020071	255 W 5th St #211	1A	$126.77
312	7455020072	255 W 5th St #212	1A	$169.12
313	7455020073	255 W 5th St #213	1A	$114.45
314	7455020074	255 W 5th St #214	1A	$112.14
315	7455020075	255 W 5th St #215	1A	$114.45
316	7455020076	255 W 5th St #216	1A	$152.95
317	7455020077	255 W 5th St #217	1A	$93.66
318	7455020078	255 W 5th St #218	1A	$89.04
319	7455020079	255 W 5th St #219	1A	$89.04
320	7455020080	255 W 5th St #220	1A	$92.89
321	7455020081	255 W 5th St #221	1A	$115.22
322	7455020082	255 W 5th St #222	1A	$132.93
323	7455020083	255 W 5th St #301	1A	$89.04
324	7455020084	255 W 5th St #302	1A	$89.04
325	7455020085	255 W 5th St #303	1A	$89.04
326	7455020086	255 W 5th St #304	1A	$89.04
327	7455020087	255 W 5th St #305	1A	$91.35
328	7455020088	255 W 5th St #306	1A	$139.09
329	7455020089	255 W 5th St #307	1A	$112.91
330	7455020090	255 W 5th St #308	1A	$94.43
331	7455020091	255 W 5th St #309	1A	$128.31
332	7455020092	255 W 5th St #310	1A	$89.04
333	7455020093	255 W 5th St #311	1A	$126.77
334	7455020094	255 W 5th St #312	1A	$169.12
335	7455020095	255 W 5th St #313	1A	$114.45
336	7455020096	255 W 5th St #314	1A	$112.14
337	7455020097	255 W 5th St #315	1A	$114.45
338	7455020098	255 W 5th St #316	1A	$143.71
339	7455020099	255 W 5th St #317	1A	$93.66
340	7455020100	255 W 5th St #318	1A	$89.04
341	7455020101	255 W 5th St #319	1A	$89.04
342	7455020102	255 W 5th St #320	1A	$92.89
343	7455020103	255 W 5th St #321	1A	$115.22
344	7455020104	255 W 5th St #322	1A	$132.93
345	7455020105	255 W 5th St #401	1A	$89.04
346	7455020106	255 W 5th St #402	1A	$89.04
347	7455020107	255 W 5th St #403	1A	$89.04
348	7455020108	255 W 5th St #404	1A	$89.04
349	7455020109	255 W 5th St #405	1A	$91.35
350	7455020110	255 W 5th St #406	1A	$139.09
351	7455020111	255 W 5th St #407	1A	$112.91
352	7455020112	255 W 5th St #408	1A	$94.43
353	7455020113	255 W 5th St #409	1A	$128.31
354	7455020114	255 W 5th St #410	1A	$89.04
355	7455020115	255 W 5th St #411	1A	$126.77
356	7455020116	255 W 5th St #412	1A	$169.12
357	7455020117	255 W 5th St #413	1A	$114.45
358	7455020118	255 W 5th St #414	1A	$112.14
359	7455020119	255 W 5th St #415	1A	$114.45
360	7455020120	255 W 5th St #416	1A	$147.56
361	7455020121	255 W 5th St #417	1A	$93.66
362	7455020122	255 W 5th St #418	1A	$89.04
363	7455020123	255 W 5th St #419	1A	$89.04
364	7455020124	255 W 5th St #420	1A	$92.89
365	7455020125	255 W 5th St #421	1A	$115.22
366	7455020126	255 W 5th St #422	1A	$132.93
367	7455020127	255 W 5th St #501	1A	$89.04
368	7455020128	255 W 5th St #502	1A	$89.04
369	7455020129	255 W 5th St #503	1A	$89.04

370	7455020130	255 W 5th St #504	1A	$89.04
371	7455020131	255 W 5th St #505	1A	$112.91
372	7455020132	255 W 5th St #506	1A	$135.24
373	7455020133	255 W 5th St #507	1A	$112.91
374	7455020134	255 W 5th St #508	1A	$94.43
375	7455020135	255 W 5th St #509	1A	$128.31
376	7455020136	255 W 5th St #510	1A	$89.04
377	7455020137	255 W 5th St #511	1A	$126.77
378	7455020138	255 W 5th St #512	1A	$169.12
379	7455020139	255 W 5th St #513	1A	$114.45
380	7455020140	255 W 5th St #514	1A	$112.14
381	7455020141	255 W 5th St #515	1A	$114.45
382	7455020142	255 W 5th St #516	1A	$147.56
383	7455020143	255 W 5th St #517	1A	$93.66
384	7455020144	255 W 5th St #518	1A	$89.04
385	7455020145	255 W 5th St #519	1A	$89.04
386	7455020146	255 W 5th St #520	1A	$92.89
387	7455020147	255 W 5th St #521	1A	$115.22
388	7455020148	255 W 5th St #522	1A	$132.93
389	7455020149	255 W 5th St #601	1A	$89.04
390	7455020150	255 W 5th St #602	1A	$89.04
391	7455020151	255 W 5th St #603	1A	$89.04
392	7455020152	255 W 5th St #604	1A	$89.04
393	7455020153	255 W 5th St #605	1A	$112.91
394	7455020154	255 W 5th St #606	1A	$135.24
395	7455020155	255 W 5th St #607	1A	$112.91
396	7455020156	255 W 5th St #608	1A	$94.43
397	7455020157	255 W 5th St #609	1A	$128.31
398	7455020158	255 W 5th St #610	1A	$89.04
399	7455020159	255 W 5th St #611	1A	$126.77
400	7455020160	255 W 5th St #612	1A	$169.12
401	7455020161	255 W 5th St #613	1A	$114.45
402	7455020162	255 W 5th St #614	1A	$112.14
403	7455020163	255 W 5th St #615	1A	$114.45
404	7455020164	255 W 5th St #616	1A	$147.56
405	7455020165	255 W 5th St #617	1A	$93.66
406	7455020166	255 W 5th St #618	1A	$89.04
407	7455020167	255 W 5th St #619	1A	$89.04
408	7455020168	255 W 5th St #620	1A	$92.89
409	7455020169	255 W 5th St #621	1A	$115.22
410	7455020170	255 W 5th St #622	1A	$132.93
411	7455020171	255 W 5th St #701	1A	$89.04
412	7455020172	255 W 5th St #702	1A	$89.04
413	7455020173	255 W 5th St #703	1A	$89.04
414	7455020174	255 W 5th St #704	1A	$89.04
415	7455020175	255 W 5th St #705	1A	$112.91
416	7455020176	255 W 5th St #706	1A	$135.24
417	7455020177	255 W 5th St #707	1A	$112.91
418	7455020178	255 W 5th St #708	1A	$94.43
419	7455020179	255 W 5th St #709	1A	$128.31
420	7455020180	255 W 5th St #710	1A	$89.04
421	7455020181	255 W 5th St #711	1A	$126.77
422	7455020182	255 W 5th St #712	1A	$156.80
423	7455020183	255 W 5th St #713	1A	$114.45
424	7455020184	255 W 5th St #714	1A	$112.14
425	7455020185	255 W 5th St #715	1A	$114.45
426	7455020186	255 W 5th St #716	1A	$143.71
427	7455020187	255 W 5th St #717	1A	$93.66
428	7455020188	255 W 5th St #718	1A	$89.04
429	7455020189	255 W 5th St #719	1A	$89.04
430	7455020190	255 W 5th St #720	1A	$92.89
431	7455020191	255 W 5th St #721	1A	$115.22
432	7455020192	255 W 5th St #722	1A	$132.93
433	7455020193	255 W 5th St #801	1A	$89.04
434	7455020194	255 W 5th St #802	1A	$89.04
435	7455020195	255 W 5th St #803	1A	$89.04
436	7455020196	255 W 5th St #804	1A	$89.04
437	7455020197	255 W 5th St #805	1A	$112.91
438	7455020198	255 W 5th St #806	1A	$135.24
439	7455020199	255 W 5th St #807	1A	$112.91
440	7455020200	255 W 5th St #808	1A	$94.43
441	7455020201	255 W 5th St #809	1A	$128.31
442	7455020202	255 W 5th St #810	1A	$89.04
443	7455020203	255 W 5th St #811	1A	$126.77
444	7455020204	255 W 5th St #812	1A	$156.80
445	7455020205	255 W 5th St #813	1A	$114.45
446	7455020206	255 W 5th St #814	1A	$112.14
447	7455020207	255 W 5th St #815	1A	$114.45
448	7455020208	255 W 5th St #816	1A	$147.56
449	7455020209	255 W 5th St #817	1A	$93.66
450	7455020210	255 W 5th St #818	1A	$89.04
451	7455020211	255 W 5th St #819	1A	$89.04
452	7455020212	255 W 5th St #820	1A	$92.89
453	7455020213	255 W 5th St #821	1A	$115.22
454	7455020214	255 W 5th St #822	1A	$132.93
455	7455020215	255 W 5th St #901	1A	$89.04
456	7455020216	255 W 5th St #902	1A	$89.04
457	7455020217	255 W 5th St #903	1A	$89.04
458	7455020218	255 W 5th St #904	1A	$89.04
459	7455020219	255 W 5th St #905	1A	$112.91
460	7455020220	255 W 5th St #906	1A	$135.24
461	7455020221	255 W 5th St #907	1A	$112.91
462	7455020222	255 W 5th St #908	1A	$94.43
463	7455020223	255 W 5th St #909	1A	$128.31
464	7455020224	255 W 5th St #910	1A	$89.04
465	7455020225	255 W 5th St #911	1A	$126.77
466	7455020226	255 W 5th St #912	1A	$156.80
467	7455020227	255 W 5th St #913	1A	$114.45
468	7455020228	255 W 5th St #914	1A	$112.14
469	7455020229	255 W 5th St #915	1A	$114.45
470	7455020230	255 W 5th St #916	1A	$147.56
471	7455020231	255 W 5th St #917	1A	$93.66
472	7455020232	255 W 5th St #918	1A	$89.04
473	7455020233	255 W 5th St #919	1A	$89.04
474	7455020234	255 W 5th St #920	1A	$92.89
475	7455020235	255 W 5th St #921	1A	$115.22
476	7455020236	255 W 5th St #922	1A	$132.93
477	7455020237	255 W 5th St #1001	1A	$89.04
478	7455020238	255 W 5th St #1002	1A	$89.04
479	7455020239	255 W 5th St #1003	1A	$89.04
480	7455020240	255 W 5th St #1004	1A	$89.04
481	7455020241	255 W 5th St #15th	1A	$112.91
482	7455020242	255 W 5th St #16th	1A	$135.24
483	7455020243	255 W 5th St #17th	1A	$112.91
484	7455020244	255 W 5th St #1008	1A	$94.43
485	7455020245	255 W 5th St #1009	1A	$128.31
486	7455020246	255 W 5th St #1010	1A	$89.04
487	7455020247	255 W 5th St #1011	1A	$126.77
488	7455020248	255 W 5th St #1012	1A	$156.80
489	7455020249	255 W 5th St #1013	1A	$114.45
490	7455020250	255 W 5th St #1014	1A	$112.14
491	7455020251	255 W 5th St #1015	1A	$114.45
492	7455020252	255 W 5th St #1016	1A	$147.56
493	7455020253	255 W 5th St #1017	1A	$121.38
494	7455020254	255 W 5th St #1019	1A	$114.45
495	7455020255	255 W 5th St #1020	1A	$92.89
496	7455020256	255 W 5th St #1021	1A	$115.22
497	7455020257	255 W 5th St #1022	1A	$132.93
498	7455021034	601 S Palos Verdes St	1A	$36,119.99
499	7455021036	285 W 6th St #101	1A	$185.33
500	7455021037	285 W 6th St #102	1A	$183.79
501	7455021038	285 W 6th St #103	1A	$183.79
502	7455021039	285 W 6th St #104	1A	$183.79
503	7455021040	285 W 6th St #105	1A	$257.71
504	7455021041	285 W 6th St #106	1A	$205.35
505	7455021042	285 W 6th St #201	1A	$137.59
506	7455021043	285 W 6th St #202	1A	$139.90
507	7455021044	285 W 6th St #203	1A	$112.18
508	7455021045	285 W 6th St #204	1A	$140.67
509	7455021046	285 W 6th St #205	1A	$119.11
510	7455021047	285 W 6th St #206	1A	$134.51
511	7455021048	285 W 6th St #207	1A	$143.75
512	7455021049	285 W 6th St #208	1A	$118.34
513	7455021050	285 W 6th St #209	1A	$140.67
514	7455021051	285 W 6th St #210	1A	$112.95
515	7455021052	285 W 6th St #211	1A	$140.67
516	7455021053	285 W 6th St #212	1A	$137.59
517	7455021054	285 W 6th St #213	1A	$140.67
518	7455021055	285 W 6th St #214	1A	$153.76
519	7455021056	285 W 6th St #215	1A	$142.21

520	7455021057	285 W 6th St #216	1A	$142.21
521	7455021058	285 W 6th St #217	1A	$163.77
522	7455021059	285 W 6th St #218	1A	$140.67
523	7455021060	285 W 6th St #219	1A	$112.18
524	7455021061	285 W 6th St #220	1A	$139.90
525	7455021062	285 W 6th St #221	1A	$138.36
526	7455021063	285 W 6th St #301	1A	$137.59
527	7455021064	285 W 6th St #302	1A	$140.67
528	7455021065	285 W 6th St #303	1A	$108.33
529	7455021066	285 W 6th St #304	1A	$112.18
530	7455021067	285 W 6th St #305	1A	$112.18
531	7455021068	285 W 6th St #306	1A	$140.67
532	7455021069	285 W 6th St #307	1A	$119.11
533	7455021070	285 W 6th St #308	1A	$133.74
534	7455021071	285 W 6th St #309	1A	$143.75
535	7455021072	285 W 6th St #310	1A	$118.34
536	7455021073	285 W 6th St #311	1A	$140.67
537	7455021074	285 W 6th St #312	1A	$112.95
538	7455021075	285 W 6th St #313	1A	$140.67
539	7455021076	285 W 6th St #314	1A	$137.59
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541	7455021078	285 W 6th St #316	1A	$112.95
542	7455021079	285 W 6th St #317	1A	$142.21
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545	7455021082	285 W 6th St #320	1A	$115.26
546	7455021083	285 W 6th St #321	1A	$140.67
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548	7455021085	285 W 6th St #323	1A	$112.18
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556	7455021093	285 W 6th St #331	1A	$186.10
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563	7455021100	285 W 6th St #402	1A	$140.67
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611	7455021148	285 W 6th St #524	1A	$108.33
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622	7455022010	211 W 7th St	1A	$550.02
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624	7455022012	242 W 8th St	1A	$573.05
625	7455022013	248 W 8th St	1A	$766.92
626	7455022014	256 W 8th St	1A	$1,246.80
627	7455022015	268 W 8th St	1A	$1,229.24
628	7455022016	280 W 8th St	1A	$1,566.54
629	7455022017	224 W 8th St	1A	$2,423.89
630	7455022018	733 Ante Perkovy	1A	$1,866.56
631	7455022019	727 Ante Perkovy	1A	$1,168.62
632	7455022020	207 W 7th St	1A	$1,377.28
633	7455022021	237 W 7th St	1A	$550.02
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636	7455022030	255 W 7th St #3	1A	$123.34
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638	7455022032	255 W 7th St #5	1A	$134.12
639	7455022033	255 W 7th St #6	1A	$148.75
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643	7455022037	255 W 7th St #10	1A	$134.89
644	7455022038	255 W 7th St #11	1A	$136.43
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648	7455022042	255 W 7th St #15	1A	$155.68
649	7455022043	255 W 7th St #16	1A	$150.29
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655	7455022049	255 W 7th St #22	1A	$160.30
656	7455022050	255 W 7th St #23	1A	$167.23
657	7455022051	255 W 7th St #24	1A	$168.77
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662	7455022056	257 W 7th St	1A	$178.78
663	7455022057	259 W 7th St	1A	$204.19
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665	7455022059	263 W 7th St	1A	$202.65
666	7455023021	214 W 9th St	1A	$582.26
667	7455023022	829 S Palos Verdes St	1A	$718.46
668	7455023023	827 S Palos Verdes St	1A	$670.60
669	7455023024	817 S Palos Verdes St	1A	$938.85

670	7455023025	803 S Palos Verdes St	1A	$1,914.89
671	7455025003	126 W 10th St	1A	$1,381.88
672	7455025018	902 S Palos Verdes St	1A	$630.23
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674	7455025900	700 S Beacon St	1A	$8,106.04
675	7455025901	839 Beacon Ave	1A	$14,687.78
676	7455025903	No site address	1A	$3,664.59
677	7455025904	122 W 8th St	1A	$5,368.14
678	7455025905	828 S Palos Verdes St	1A	$429.81
679	7455025906	816 S Palos Verdes St	1A	$429.81
680	7455025907	838 S Palos Verdes St	1A	$429.81
681	7455025908	832 S Palos Verdes St	1A	$429.81
682	7455025909	125 W 8th St	1A	$217.19
683	7455025910	802 S Palos Verdes St	1A	$212.62
684	7455025911	808 S Palos Verdes St	1A	$429.81
685	7455026046	150 W 7th St	1A	$10,700.55
686	7455026048	550 S Palos Verdes St	1A	$9,172.07
687	7455026050	150 W 6th St	1A	$7,560.50
688	7455026051	511 Harbor Blvd	1A	$4,199.88
689	7455026052	525 S Harbor Blvd	1A	$16,355.74
690	7455026900	638 S Beacon St	1A	$12,990.27
691	7455026939	603 S Harbor Blvd	1A	$1,063.02
692	7455027932	426 S Palos Verdes St	1A	$6,701.49
693	7455027933	351 S Harbor Blvd	1A	$10,286.50
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696	7455028003	255 W 5th St #1103	1A	$89.04
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702	7455028009	255 W 5th St #1109	1A	$128.31
703	7455028010	255 W 5th St #1110	1A	$89.04
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706	7455028013	255 W 5th St #1113	1A	$114.45
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708	7455028015	255 W 5th St #1115	1A	$114.45
709	7455028016	255 W 5th St #1116	1A	$143.71
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771	7455028078	255 W 5th St #1515	1A	$114.45
772	7455028079	255 W 5th St #1516	1A	$147.56
773	7455028080	255 W 5th St #1517	1A	$121.38
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779	7455028086	255 W 5th St #1602	1A	$89.04
780	7455028087	255 W 5th St #1603	1A	$89.04
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793	7455028100	255 W 5th St #1616	1A	$143.71
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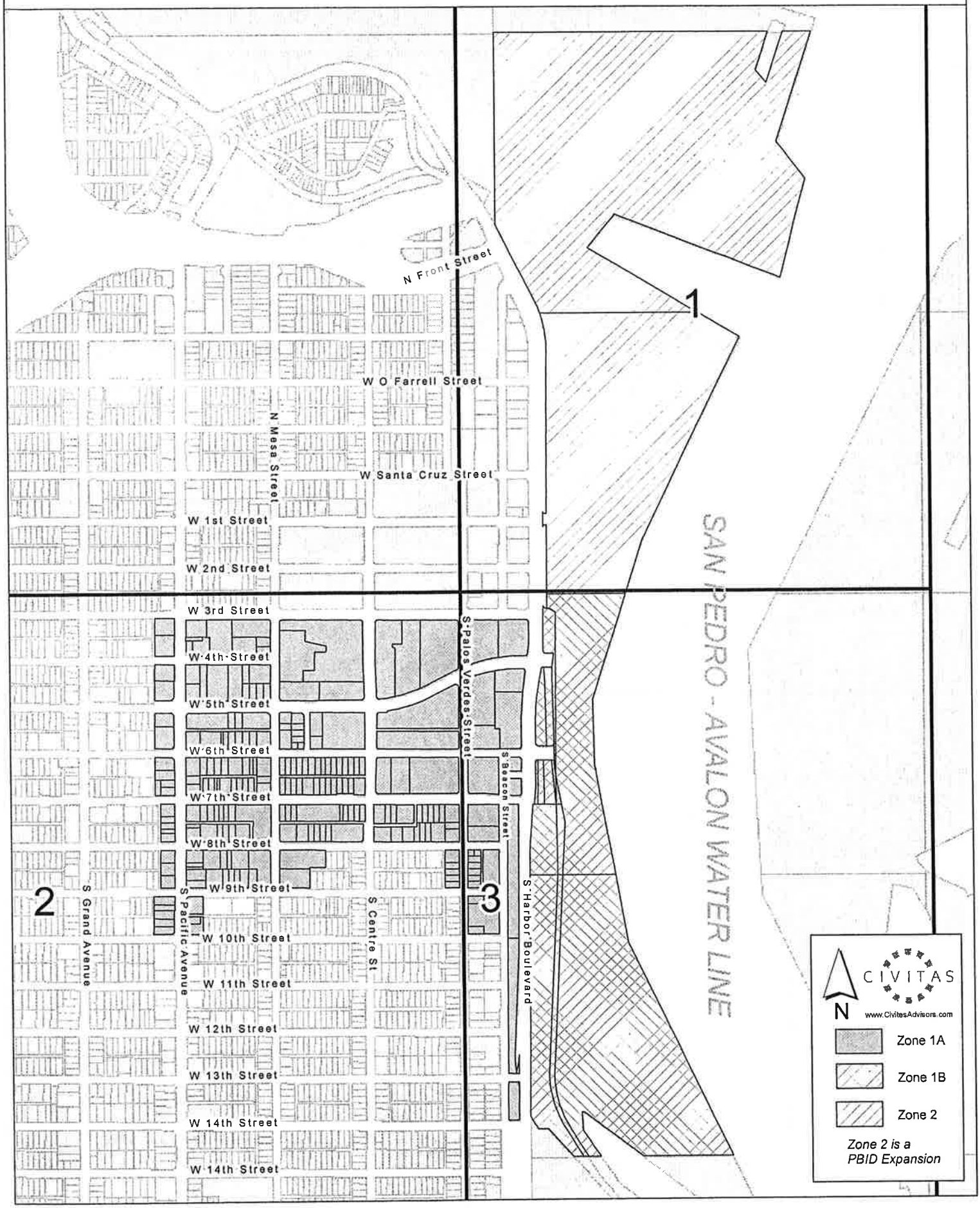
800	7456011900	No site address	1A	$6,287.38
801	7456012024	1300 S Beacon St	1A	$6,257.09
802	7456012800	No site address	1A	$46.26
805	7455007014	444 W 9th St	1A	$675.21
806	7455007015	436 W 9th St	1A	$710.06
				$987,418.42

A map of the San Pedro Historic Waterfront 2013-2017 proposed Business Improvement District is attached to this Management District Plan summary

San Pedro Historic Waterfront PBID



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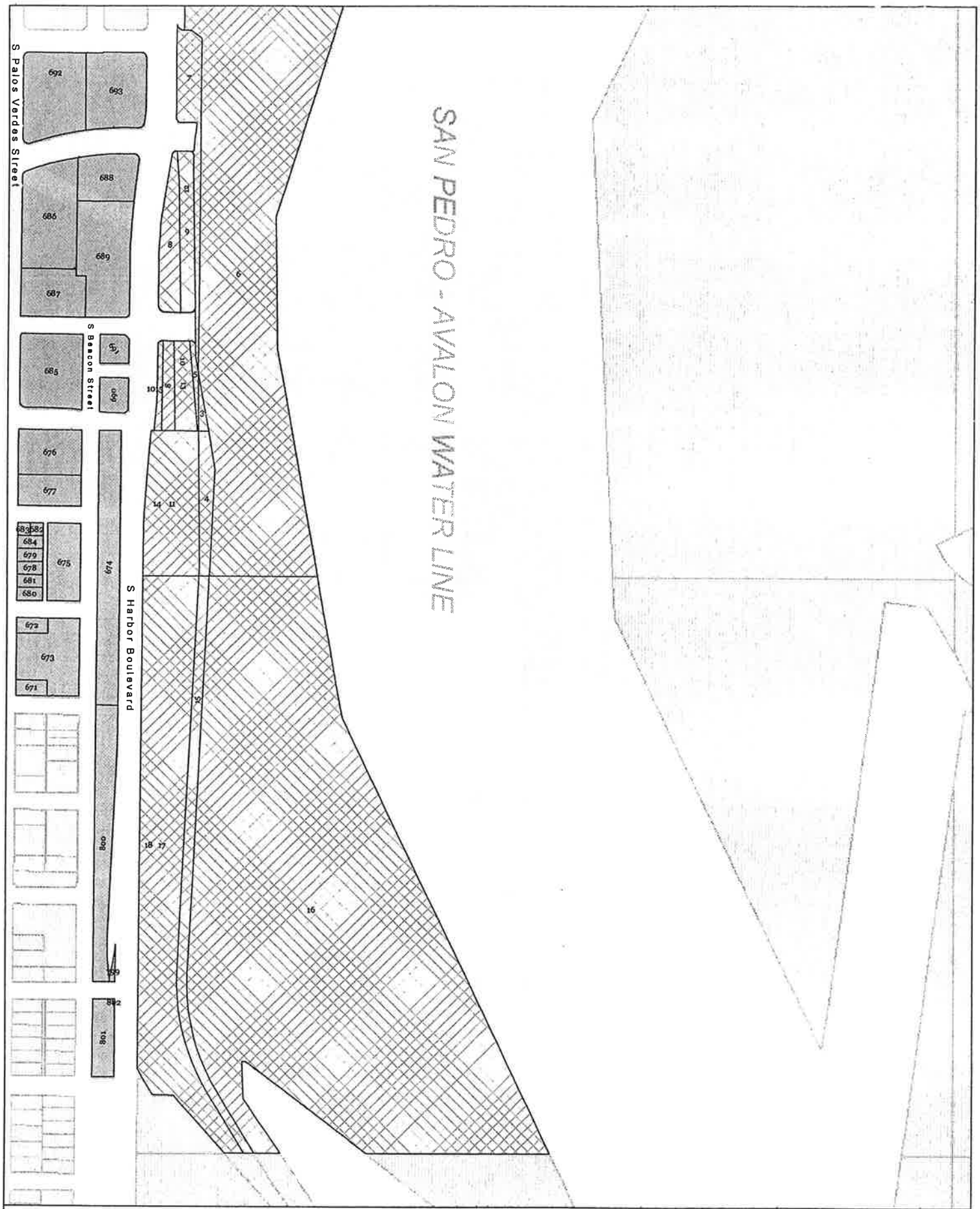
San Pedro Historic Waterfront PBID

Zone 1A Zone 1B Zone 2

San Pedro Historic Waterfront PBID

2

Zone 1A | Zone 1B | Zone 2



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San Pedro Historic Waterfront PBID

Zone 1A | Zone 1B | Zone 2